

13737

That I, ROLAND E. DUBOIS, single, of Waterville, County of Kennebec
and State of Maine,

in consideration of One Dollar (\$1.00) and other valuable considerations

TRANSFER
TAX
PAID

paid by RICHARD A. ROLLINS and LAURA L. ROLLINS, husband and wife, of
Waterville, County of Kennebec and State of Maine,

the receipt whereof I do hereby acknowledge, do hereby give, grant,
bargain, sell and convey unto the said

RICHARD A. ROLLINS and LAURA L. ROLLINS

as joint tenants and not as tenants in common, and their heirs and assigns, and the
survivor of them, and the heirs and assigns of the survivor of them, forever,

a certain lot or parcel of land bounded and described as follows, to wit:

Commencing in the northeasterly line of Western Avenue and in the
southeasterly line of a public way or right of way known as Morrison Avenue;
thence northeasterly along said southeasterly line of Morrison Avenue
including an angle in the line to the easterly corner of property now or
formerly of Philip Corey; thence turning an angle to the right and running
southeasterly in the southwesterly line of said Corey 59.1 feet, more or
less, to the northwesterly line of property now or formerly of Eleon Shuman
222 feet, more or less, to the northeasterly line of Western Avenue, said point
being marked by a pin driven into a tree; thence in a northwesterly direction
along said Western Avenue to the point of beginning.

Being the same premises conveyed to Roland E. Dubois and Therese A. Dubois
by Conrad M. Huard and Lorraine P. Huard by Warranty Deed dated June 23, 1979
and received in Kennebec County Registry of Deeds of July 13, 1979 and
recorded in Book 2222, Page 282.

On have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said RICHARD A. ROLLINS and LAURA L. ROLLINS,

as joint tenants and not as tenants in common, and their heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, to them and their use and behoof forever.

And I do warrant with the said Grantees, as aforesaid, that I am lawfully seized in fee of the premises, that they are free of all incumbrances,

that I have good right to sell and convey the same to the said Grantees to hold as aforesaid, and that I and my heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, forever, against the lawful claims and demands of all persons.

In Witness Whereof. I the said

ROLAND E. DUBOIS

and

that I have good right to sell and convey the same to the said Grantees to hold as aforesaid, and that I and my heirs shall and will Warrant and Defend the same to the said Grantees, their heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, forever, against the lawful claims and demands of all persons.

In Witness Whereof. I the said

ROLAND E. DUBOIS

and

BK 2979 PG 320

wife

of the said

joining in this deed as Grantor, and relinquishing and conveying my right by descent and all other rights in the above described premises, have hereunto set my hand and seal this Fifteenth day of April in the year of our Lord one thousand nine hundred and eighty-one.

Signed, Sealed and Delivered
in presence of

Allen M. Perry

Roland E. Dubois

State of Maine, Kennebec ss.

April 15, 1981

Personally appeared the above named

ROLAND E. DUBOIS

and acknowledged

the foregoing instrument to be his free act and deed.

Before me,

Allen M. Perry
Notary Public

My Commission Expires June 24, 1984

SEAL